

# New Hampshire Council on Resources and Development

Office of Energy and Planning  
57 Regional Drive, Concord, NH 03301  
Voice: 603-271-2155 | Fax: 603-271-2615



TDD Access: Relay NH  
1-800-735-2964

## MEMORANDUM

**TO:** CORD Members and Other Interested Parties    Maureen Barrows, Chairman  
Rockingham County Board of Commissioners  
119 North Road  
Brentwood, NH 03833

Susan McGeough, Chairman  
Epping Board of Selectmen  
157 Main Street  
Epping, NH 03042

Cliff Sinnott, Executive Director  
Rockingham Planning Commission  
156 Water Street  
Exeter, NH 03833-2487

**FROM:** Benjamin D. Frost, Senior Planner

**DATE:** December 13, 2005

**SUBJECT:** *State Owned Land, Surplus Land Review, Town of Epping  
SLR 05-021*

**RESPONSE DATE:** January 12, 2006

Please review the attached information to determine if your agency has any interest in this transaction. If there is an interest, please notify this office of your intent in writing by the response date indicated above. The Council on Resources and Development will consider the request at the next meeting following the comment period.

The Department of Cultural Resources is asked to review this request in accordance with RSA 227-C:9.

Members of the Public Water Access Advisory Board are asked to review this request in accordance with RSA 233-A.

The Lakes Management and Protection Program, through the Lakes Coordinator, is asked to review this request in accordance with RSA 483-A:5, II.

The Rivers Management and Protection Program, through the Rivers Coordinator, is asked to review this request in accordance with RSA 483:8, VI and 14.



**STATE OF NEW HAMPSHIRE**  
INTER-DEPARTMENT COMMUNICATION

**From:** Christopher Morgan  
Administrator

**Date:** December 12, 2005

**At:** Bureau of Rail and Transit

**Subject:** Surplus Land Review  
Portsmouth Branch Railroad Corridor, Epping

**To:** Mary Ann Manoogian, Director  
Office of Energy and Planning

The Department of Transportation, Bureau of Rail & Transit, proposes to sell a parcel of land in Epping, approximately two acres in size, to the Town of Epping.

In 2004 the Department submitted a surplus land review request to CORD for an easement over a portion of the railroad corridor to the West Epping Water Company. The easement would permit an existing water line to remain on a bridge over the Lamprey River. West of the river crossing, the water line is installed on a parcel of former railroad land that lies between the actual railroad corridor (now used as a trail) and the river. During the CORD meeting on this surplus land request, the Town of Epping expressed an interest in obtaining the parcel as town conservation land. CORD tabled the easement request at its November 2004 meeting.

The Town has confirmed its interest in writing, and the Department now seeks CORD approval of the sale of this property to the Town of Epping. The sale of this property would not affect the trail use or future rail use of the corridor, as it is an ancillary parcel between the rail corridor and the river.

Since the Town has indicated it is opposed to the continued presence of the water line on this parcel of land, the Department will not resubmit its request for an easement to carry the water line over the railroad bridge. It does expect to resubmit a request for approval of a lease of property under two encroaching water company buildings at another location in Epping.

Please submit this request to the Council on Resources and Development to determine if this land is surplus to the needs and interests of the State.

Feel free to contact me with any questions.

Enc.

cc: Jack Ferns, Director  
William P. Janelle, PE, Administrator, Bureau of Right-of-Way

**Council on Resources and Development**

**REQUEST FOR SURPLUS LAND REVIEW ACTION**

**Name of Requesting Agency:** New Hampshire Department of Transportation

**Location of Property:** Epping, Portsmouth Branch railroad corridor

**Acreage:** Approximately 2 acres of land

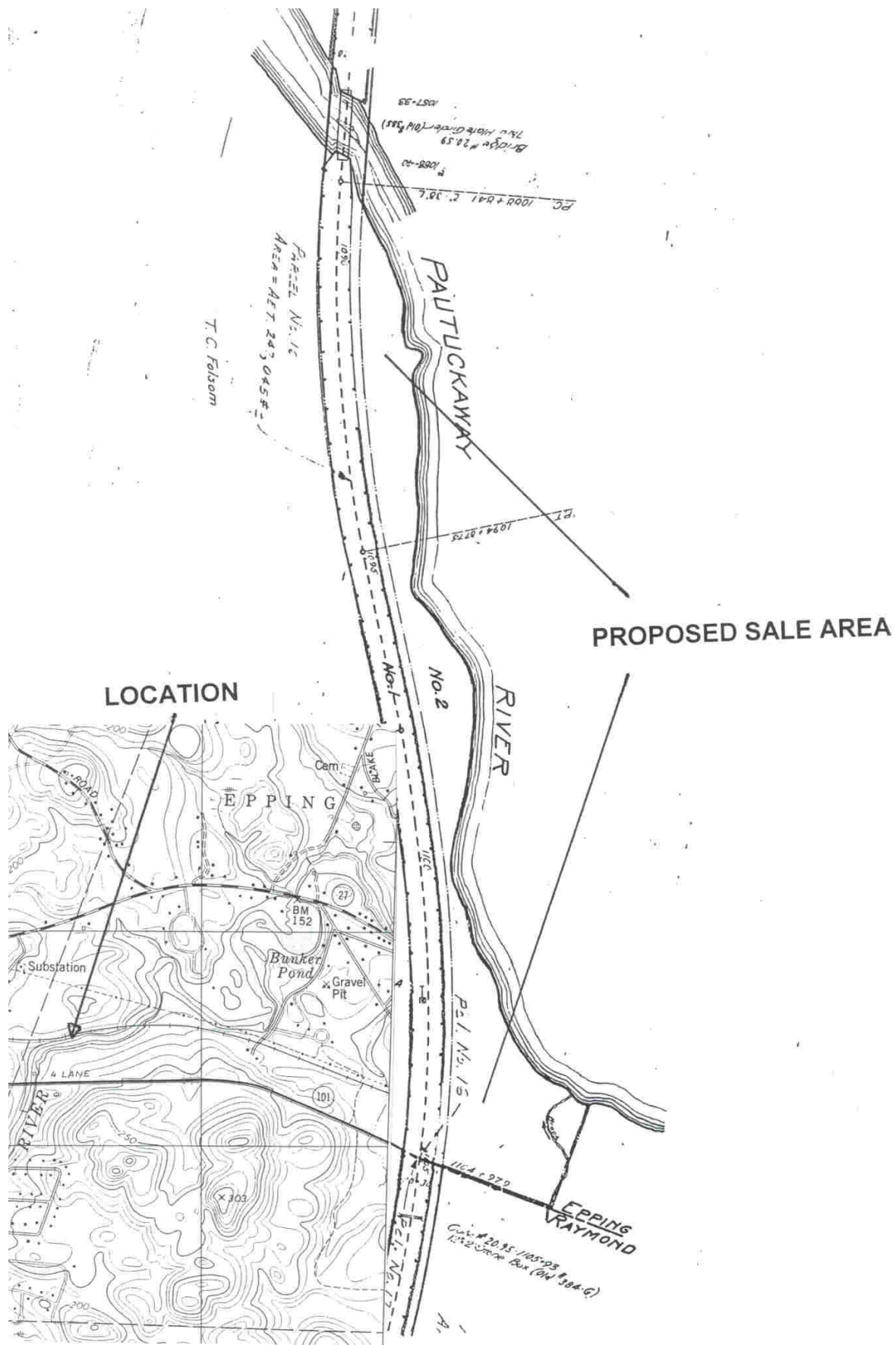
**Term of Lease:** Sale

**Requested Action:** Sale of surplus land to Town of Epping for conservation purposes

**Agency Contact Person:** Christopher Morgan, 271-2565

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Please provide the following information, if known, about the property. Attach map(s) showing the location of the property.

1. **What is the current use of this property?** Ancillary parcel to abandoned railroad line managed for recreational use
2. **What is the proposed use of this property?** Conservation open space
3. **Are there any structures located on this property?** No
4. **Are there water resources related to this property?** The property borders the Lamprey River. **If so, please indicate the size or extent of such resources.**
5. **Please list any other significant resources known to be located on this property.**
6. **Was this property purchased with Federal Highway Funds?** \_\_\_\_\_ Yes   x   No
7. **Is access to this property available?**   x   Yes \_\_\_\_\_ No
8. **Request has been cleared for Historic Resources?** Yes \_\_\_\_\_ No   x



STEPHEN R. FOURNIER  
TOWN ADMINISTRATOR

administrator@townofepping.com



TOWN HALL  
157 MAIN STREET  
EPPING, NH 03042

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**TOWN OF EPPING, NEW HAMPSHIRE**  
OFFICE *of the* TOWN ADMINISTRATOR

November 7, 2005

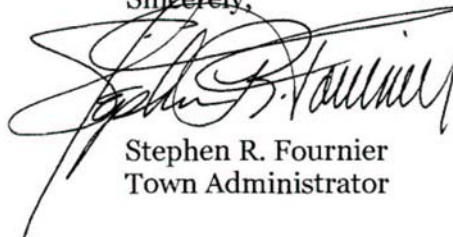
Mr. Christopher Morgan  
Department of Transportation  
PO Box 483  
Concord NH 03302

Dear Mr. Morgan:

This is in response to your question if the town would be interested in acquiring surplus state property located between the railroad corridor and the Lamprey River. The town would be interested in acquiring it, so long as the water lines are no longer maintained on this parcel.

We look forward to hearing from you and the members of CORD.

Sincerely,



Stephen R. Fournier  
Town Administrator